

SUSTAINABLE DEVELOPMENT CHALLENGE GRANT RECIPIENT FOR 1998: DEMONSTRATING THE ENVIRONMENTAL, SOCIAL AND ECONOMIC BENEFITS OF ALTERNATIVE DEVELOPMENT PATTERNS

Grant Recipient: Center for Chesapeake Communities
Grant Title: Demonstrating the Environmental, Social and Economic Benefits of
Alternative Development Patterns
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Project Period: 5/15/98 - 5/15/99
Affected Areas: Communities throughout Maryland

INTRODUCTION AND PROJECT RATIONALE

This project will focus on a specific parcel of land and clearly demonstrate that a carefully designed alternative development can be profitable to the public and also protect the environment. This project will also demonstrate how the local zoning codes and building practices shape future growth and how they can be improved. By incorporating land use and growth management recommendations, nutrient reduction practices, pollution prevention techniques, and other practices recommended by the Chesapeake Bay Program this project plans to challenge sprawl development patterns.

Along with developing a site, the results will be disseminated to private interests, such as bankers and developers, and local government decision-makers during a local government sustainable development summit. The summit will focus on the benefits, as well as the barriers, of sustainable development for local communities.

Another goal of this project is to clearly define which practices are sustainable for the Chesapeake Bay watershed. It includes locating development in areas that have existing infrastructure, taking into consideration the full impact of development on the environment, providing transportation options, and creating places where people share experiences, exchange information, and work to make the community a better place.

SCOPE OF WORK

There have been other projects around the country that have evaluated the fiscal and environmental impacts of sprawl development. However, this project offers several unique benefits including:

- demonstrating and quantifying environmental benefits

- demonstrating marketability and profitability
- integrating all Chesapeake Bay restoration and protection goals, which are specific and tailored to the region.
- identifying a package of innovations that will encourage sustainable development in the Bay watershed
- targeting key decision-makers and opinion leaders
- working within existing local government decision-making framework
- addressing the barriers to sustainable developments, and offering some innovative solutions to overcoming those challenges

PARTNER ORGANIZATIONS

Maryland Office of Planning
Redman/Johnston Associates
Town of Hampstead